

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: PROPOSED PRICES FOR DISPOSITION PARCELS
IN THE CHARLESTOWN URBAN RENEWAL AREA
PROJECT NO. MASS. R-55

WHEREAS, the Boston Redevelopment Authority, hereinafter referred to as the "Authority" has entered into a contract for loan and grant with the Federal Government under Title I of the Housing Act of 1949, as amended, which contract provides for financial assistance to the hereinafter identified project; and

WHEREAS, the Urban Renewal Plan for the Charlestown Urban Renewal Area, Project No. Mass. R-55, hereinafter referred to as the "Project Area", has been duly reviewed and approved in full compliance with local, state, and federal law; and

WHEREAS, the Authority is cognizant of the conditions that are imposed in the undertaking and carrying out of urban renewal projects with federal financial assistance under said Title I including those prohibiting discrimination because of race, color, sex, religion or national origin; and

WHEREAS, two (2) independent reuse appraisals of the value of the parcels listed hereon for uses in accordance with the objectives and controls of the Urban Renewal Plan for the Project Area have been obtained:

NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

THAT the following proposed prices for buildable parcels are hereby approved and determined to be not less than the fair value of the parcels for use in accordance with the Urban Renewal Plan for the Project Area:

<u>DISPOSITION PARCELS</u>	<u>RECOMMENDED MINIMUM DISPOSITION PRICE</u>
R-4a	\$7,000
R-5b	1,900
R-5c	950
R-20a	450
R-20b	500
R-20c	450
R-28b	350
R-28c	350
R-28d	325
X-44	1,300

CHARLESTOWN URBAN RENEWAL AREA R-55
SUMMARY OF REUSE APPRAISAL DATA

<u>Parcel</u>	<u>Area in Sq. Ft.</u>	<u>Reuse</u>	<u>1st Reuse Appraisal</u>	<u>2nd Reuse Appraisal</u>	<u>Recommended Minimum Disposition Price</u>
R-4a	13,853	Commercial (Union Bldg.)	\$7,000	\$6,900	\$7,000
R-5b	3,821	Commercial (9-Car Garage)	1,900	1,900	1,900
R-5c	7,253	Residential (2 D.U.)	1,000	870	950
R-20a	3,718	Residential (S. F.)	475	370	450
R-20b	4,244	Residential (S. F.)	525	430	500
R-20c	3,843	Residential (S. F.)	475	380	450
R-28b	2,800	Residential (S. F.)	350	350	350
R-28c	2,808	Residential (S. F.)	350	350	350
R-28d	2,506	Residential (S. F.)	325	350	325
X-44	9,027	Residential (6 D. U.)	1,350	1,200	1,300



PARCEL R-4d

ADDRESS 534-552 Medford Street

AREA 13,853 sq. ft.

WIDTH 220 ft.

DEPTH Irregular

SITE

ACCESS Medford Street

PARKING

CU's N.A.

TYPE

ZONING

USE Commercial

NOTES:
PARCEL BOUNDARIES AND AREAS BASED ON
CITY ASSessor'S MAPS ARE APPROXIMATE,
PENDING FINAL SURVEYS.

FOR DEFINITIONS, STANDARDS & CONTROLS
SEE:

CHARLESTOWN URBAN RENEWAL PLAN
PROJECT NO MASS. R-55
BOSTON DEVELOPMENT AUTHORITY
FEBRUARY 25, 1959

DISPOSITION
PARCELS

DATE

CHARLESTOWN
URBAN RENEWAL AREA
MASSACHUSETTS R-55
BOSTON DEVELOPMENT AUTHORITY





PARCEL R-5b

ADDRESS Corner of Medford Street
and Short Street

AREA 3,821 sq. ft.

WIDTH Irregular

DEPTH Irregular

SITE

ACCESS Medford & Short Streets

PARKING 9 Cars

USE None

TYPE

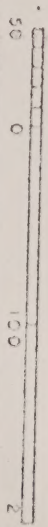
ZONING

USE Commercial
(Rehab of Garage)

NOTES:
PARCEL BOUNDARIES AND AREAS BASED ON
CITY ASSESSOR'S MAPS ARE APPROXIMATE.
PENDING FINAL SURVEYS.

FOR DEFINITIONS, STANDARDS & CONTROLS
SEE:

CHARLESTOWN URBAN RENEWAL PLAN
PROJECT NO. MASS. R-55
BOSTON REDEVELOPMENT AUTHORITY
FEBRUARY 25, 1965.



DISPOSITION
PARCELS

DATE

CHARLESTOWN
URBAN RENEWAL AREA
MASSACHUSETTS R-55



PARCEL R-5c

ADDRESS 11-13 Short Street

AREA 7,253 sq. ft.

WIDTH 80 ft.

DEPTH 85/110 ft.

SITE

ACCESS Short Street

PARKING None

C.U.S. 2

TYPE

ZONING

USE Residential
(Duplex)

NOTES:
PARCEL BOUNDARIES AND AREAS BASED ON
CITY ASSESSOR'S MAPS ARE APPROXIMATE,
PENDING FINAL SURVEYS.

FOR DEFINITIONS, STANDARDS & CONTROLS
SEE:

CHARLESTOWN URBAN RENEWAL PLAN
PROJECT NO. MAJ.S. R-55
BOSTON REDEVELOPMENT AUTHORITY
FEBRUARY 25, 1965.

DISPOSITION
PARCELS

DATE.



CHARLESTOWN
URBAN RENEWAL AREA
MASSACHUSETTS R-55



PARCEL R-20C

ADDRESS 23-25 Chapin Street

AREA 3,718 sq. ft.

WIDTH 47 ft.

DEPTH 75 ft.

SITE Steep Grade

ACCESS Chapin Street

PARKING 1 Car Garage

D.U.'s Single Family Home

TYPE

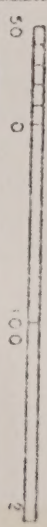
ZONING

USE Residential

NOTES:
PARCEL BOUNDARIES AND AREAS BASED ON
CITY ASSESSORS MAPS ARE APPROXIMATE,
PENDING FINAL SURVEYS.

FOR DEFINITIONS, STANDARDS & CONTROLS
SEE:

CHARLESTOWN URBAN RENEWAL PLAN
PROJECTING MAPS R-55
BOSTON REDEVELOPMENT AUTHORITY
FEBRUARY 25, 1965.

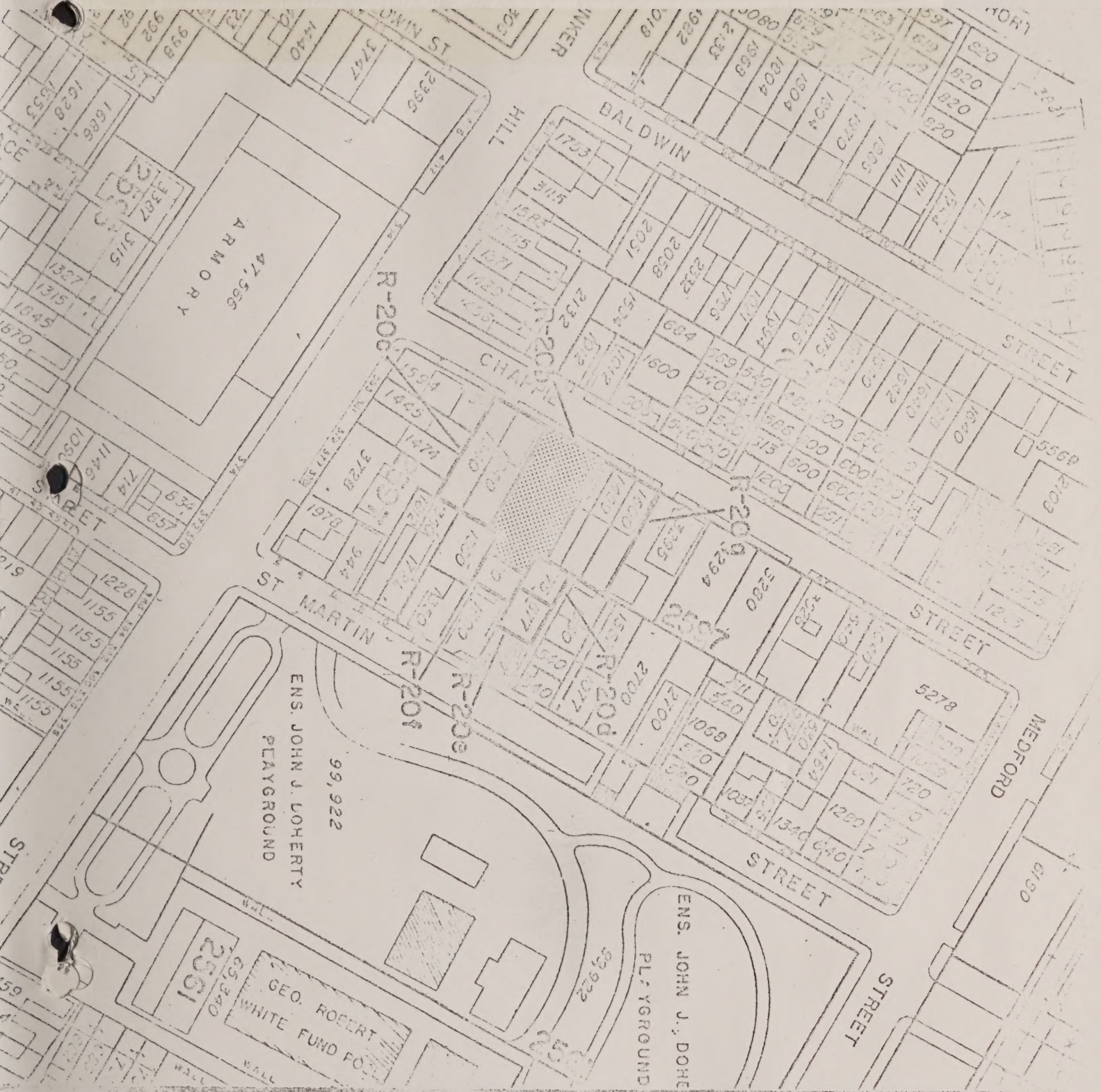


DISPOSITION PARCELS

DATE

CHARLESTOWN
URBAN RENEWAL AREA
MASSACHUSETTS R-55
BOSTON REDEVELOPMENT AUTHORITY





PARCEL 1-201

ADDRESS 17-19 Chapin Street

AREA 4,244 sq. ft.

WIDTH 47 ft.

DEPTH 82 ft.

SITE Steep Grade

ACCESS Chapin Street

PARKING None

D.U.'s Single Family Home

TYPE

ZONING

USE Residential

NOTES:
PARCEL BOUNDARIES AND AREAS BASED ON
CITY ASSESSOR'S MAPS ARE APPROXIMATE,
PENDING FINAL SURVEYS.

FOR DEFINITIONS, STANDARDS & CONTROLS
SEE:

CHARLESTOWN URBAN RENEWAL PLAN
PROJECT NO. MA-5, R-55
BOSTON REDEVELOPMENT AUTHORITY
FEBRUARY 25, 1965.

DISPOSITION
PARCELS

DATE



CHARLESTOWN
URBAN RENEWAL AREA
MASSACHUSETTS R-55
BOSTON REDEVELOPMENT AUTHORITY

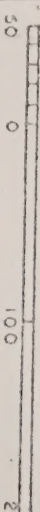


PARCEL R-200

ADDRESS	
AREA	3843 sq. ft.
WIDTH	47 ft.
DEPTH	82 ft.
SITE	Steep Grade
ACCESS	Chapple Street
PARKING	None
D.U.'s	Single Family Home

TYPE	
ZONING	
USE	Residential

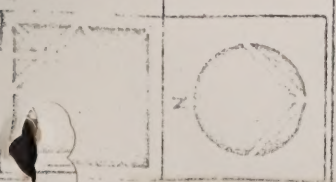
NOTES:
PARCEL BOUNDARIES AND AREAS BASED ON
CITY ASSESSOR'S MAPS ARE APPROXIMATE,
PENDING FINAL SURVEYS.
FOR DEFINITIONS, STANDARDS & CONTROLS
SEE:
CHARLESTOWN URBAN RENEWAL PLAN
PROJECT NO. MASS. R-55
BOSTON REDEVELOPMENT AUTHORITY
FEBRUARY 25, 1965.



DISPOSITION PARCELS

DATE

CHARLESTOWN
URBAN RENEWAL AREA
MASSACHUSETTS R-55
BOSTON REDEVELOPMENT AUTHORITY



PARCEL R-28b

ADDRESS 25-27 Cook Street
AREA 2,800 sq. ft.

WIDTH. 56 ft.

DEPTH . 45 ft.

SITE

ACCESS : Cook Street

PARKING

53.

TYPE

ZONING

USE
Residential
(Single Family Home)

NOTES:
PARCEL BOUNDARIES AND AREAS BASED ON
CITY ASSESSOR'S MAPS ARE APPROXIMATE,
PENDING FINAL SURVEYS.

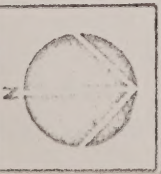
FOR DEFINITIONS, STANDARDS & CONTROLS
SEE:

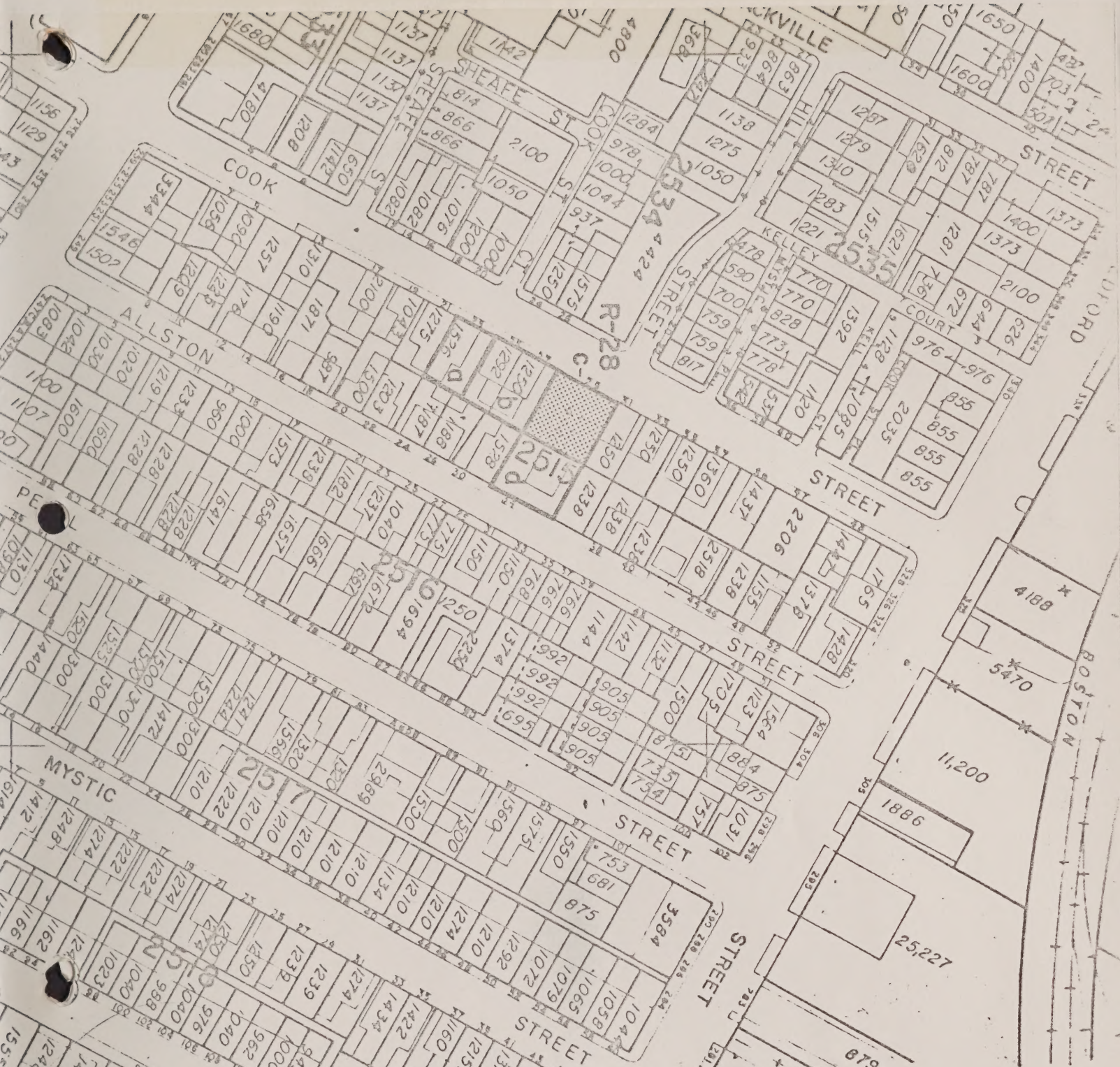
CHARLESTOWN URBAN RENEWAL PLAN
PROJECT NO. MASS. R-55
BOSTON REDEVELOPMENT AUTHORITY
FEBRUARY 25, 1965.

DISPOSITION
PARCELS

DATE:

CHARLESTOWN
-
URBAN RENEWAL AREA
MASSACHUSETTS R-55
SOUTH REDEVELOPMENT AUTHORITY





PARCEL R-28c

ADDRESS 29 Cook Street

AREA 2,808 sq. ft.

WIDTH 51 ft.

DEPTH 31 ft.

SITE

ACCESS Cook Street

PARKING

D.U.'s

TYPE

ZONING

USE Residential
(Single Family Home)

NOTES:
PARCEL BOUNDARIES AND AREAS BASED ON
CITY ASSESSOR'S MAPS ARE APPROXIMATE,
PENDING FINAL SURVEYS.

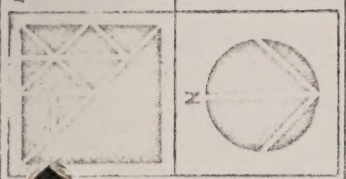
FOR DEFINITIONS, STANDARDS & CONTROLS
SEE:

CHARLESTOWN URBAN RENEWAL PLAN
PROJECT NO. MASS. R-55
BOSTON REDEVELOPMENT AUTHORITY
FEBRUARY 25, 1965.

DISPOSITION
PARCELS

DATE:

CHARLESTOWN
URBAN RENEWAL AREA
MASSACHUSETTS R-55
BOSTON REDEVELOPMENT AUTHORITY





PARCEL R-28d

ADDRESS 34 Alston Street

AREA 2,506 sq. ft.

WIDTH 51 ft.

DEPTH 49 ft.

SITE

ACCESS Alston Street

PARKING

D.U.'s

TYPE

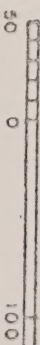
ZONING.

USE Residential
(Single Family Home)

NOTES:
PARCEL BOUNDARIES AND AREAS BASED ON
CITY ASSESSOR'S MAPS ARE APPROXIMATE.
PENDING FINAL SURVEYS.

FOR DEFINITIONS, STANDARDS & CONTROLS
SEE:

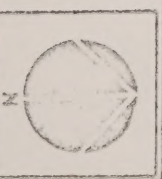
CHARLESTOWN URBAN RENEWAL PLAN
PROJECT NO. MASS. R-55
BOSTON REDEVELOPMENT AUTHORITY
FEBRUARY 25, 1963.



DISPOSITION PARCELS

DATE:

CHARLESTOWN
URBAN RENEWAL AREA
MASSACHUSETTS R-55
BOSTON REDEVELOPMENT AUTHORITY



PARCEL X-44

ADDRESS Austin, Lawrence, and
Seminary Streets
AREA 9,027 sq. ft.

WIDTH 130 ft.

DEPTH 70 ft.

SITE

ACCESS

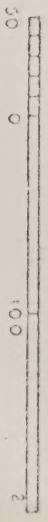
PARKING 6 Cars

D.U.'s 6 D.U.'s

TYPE

SE Residential

NOTES
PARCEL BOUNDARIES AND AREAS BASED ON
CITY ASSESSOR'S MAPS ARE APPROXIMATE.
PENDING FINAL SURVEYS
FOR DEFINITIONS STANDARDS & METHODS
SEE
CHARLESTON URBAN RENEWAL PLAN
PROJECT NO. MASS R-55
BOSTON REDEVELOPMENT AUTHORITY
FEBRUARY 25, 1965.



DISPOSITION
PARCELS

DATE



CHARLESTON
URBAN RENEWAL AREA
MASSACHUSETTS R-55

BOSTON REDEVELOPMENT AUTHORITY



FREDERICK D. EMMONS
PLAYGROUND
2614
46.572

6 B

TABLED: September 30, 1971

MEMORANDUM

RE-SUBMITTED: October 14, 1971

TO: BOSTON REDEVELOPMENT AUTHORITY

FROM: ROBERT T. KENNEY, DIRECTOR

SUBJECT: REQUEST FOR APPROVAL OF MINIMUM DISPOSITION PRICES
CHARLESTOWN URBAN RENEWAL AREA
PROJECT NO. MASS. R-55

Summary: This memo requests approval of minimum disposition prices for ten parcels in the Charlestown Urban Renewal Area.

A number of disposition sites located within the Charlestown Urban Renewal Area are intended for either commercial or residential reuse. These sites must be appraised and sold in accordance with Authority policies and procedures.

The residential sites will be developed for single family and duplex dwelling units. One site will have six dwelling units. Two of the sites will be developed for commercial reuse. A summary sheet indicating both reuse appraisal values and the recommended price for each parcel is attached.

It is recommended that the Authority adopt the attached Resolution approving the minimum disposition prices listed thereon.

Attachment